

## PROPERTY LOCATION

No	Alt No	Direction/Street/City
58	-58A	DOROTHY RD, ARLINGTON

## OWNERSHIP

OWNERSHIP		Unit #:	
Owner 1:	FANTASIA SALVATORE/FRANCA		
Owner 2:	TRS/SALVATORE FANTASIA TR		
Owner 3:			
Street 1:	122 SPY POND PARKWAY		
Street 2:			
Twn/City:	ARLINGTON		
St/Prov:	MA	Cntry	Own Occ: N
Postal:	02474	Type:	

## PREVIOUS OWNER

Owner 1:	FANTASIA SALVATORE C--ETAL -		
Owner 2:	FANTASIA FRANCA -		
Street 1:	122 SPY POND PARKWAY		
Twn/City:	ARLINGTON		
St/Prov:	MA	Cntry	
Postal:	02474		

## NARRATIVE DESCRIPTION

This parcel contains .138 Sq. Ft. of land mainly classified as Two Family with a Multi-Garden Building built about 1945, having primarily Vinyl Exterior and 2030 Square Feet, with 2 Units, 2 Baths, 0 3/4 Bath, 0 HalfBath, 10 Rooms, and 4 Bdrms.

## OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

## PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R2	TWO FAMIL	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

**LAND SECTION (First 7 lines only)**

[illegible]

Total AC/HA:	0.13774	Total SF/SM:	6000	Parcel LUC:	104	Two Family	Prime NB Desc	ARLINGTON	Total:	480,000	Spl Credit	Total:	480,000
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Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - ArchiveProArling

apro

2023

## Residential

**CARD****ARLINGTON**

**APPRAISED:**

**USE VALUE:**

**ASSESSED:**

Total Card / 050 500

Total Parcel

**979,500**

**979,500**

**979,500**



***Patriot***  
Properties Inc.

## USER DEFINED

Prior Id # 1:	11882
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

## IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
104	6000.000	499,500		480,000	979,500
Total Card	0.138	499,500		480,000	979,500
Total Parcel	0.138	499,500		480,000	979,500
Source: Market Adj Cost		Total Value per SQ unit /Card:		482.51	/Parcel: 482.51

## PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	104	FV	499,500	0	6,000.	480,000	979,500		Year end	12/23/2021
2021	104	FV	477,000	0	6,000.	480,000	957,000		Year End Roll	12/10/2020
2020	104	FV	477,000	0	6,000.	480,000	957,000	957,000	Year End Roll	12/18/2019
2019	104	FV	359,100	0	6,000.	510,000	869,100	869,100	Year End Roll	1/3/2019
2018	104	FV	357,000	0	6,000.	372,000	729,000	729,000	Year End Roll	12/20/2017
2017	104	FV	334,800	0	6,000.	324,000	658,800	658,800	Year End Roll	1/3/2017
2016	104	FV	334,800	0	6,000.	276,000	610,800	610,800	Year End	1/4/2016
2015	104	FV	298,300	0	6,000.	270,000	568,300	568,300	Year End Roll	12/11/2014

## SALES INFORMATION

[illegible]

## BUILDING PERMITS

[illegible]

### ACTIVITY INFORMATION

Date	Result	By	Name
2/23/2018	MEAS&NOTICE	BS	Barbara S
5/8/2009	Measured	372	PATRIOT
10/30/1999	Inspected	264	PATRIOT
9/30/1999	Mailer Sent		
9/30/1999	Measured	267	PATRIOT
9/4/1993		KT	

Sign:
VERIFICATION OF VISIT NOT DATA
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Sign:

VERIFICATION OF VISIT NOT DATA

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